

NOTICE OF SALE

NOTICE OF SALE CIVIL ACTION NO. 2012-CP-02-02231 BY VIRTUE of the decree heretofore granted in the case of: Wells Fargo Bank, N.A. vs. Aaron Kenneth Thomason; Melissa Ann Thomason; ComUnity Lending, Inc., et al., the undersigned Master in Equity for Aiken County, South Carolina, will sell on October 7, 2013 at 11:00AM, at the Aiken County Courthouse, City of Aiken, State of South Carolina, to the highest bidder:

ALL THAT TRACT, LOT OR PARCEL OF LAND, WITH IMPROVEMENTS THEREON, SITUATE, LYING AND BEING IN THE COUNTY OF AIKEN, STATE OF SOUTH CAROLINA, BEING SHOWN AND DESIGNATED AS LOT 9, CONSISTING OF 1.69 ACRES, MORE OR LESS AS SHOWN ON A PLAT PREPARED BY ANDERSON & ASSOCIATES LAND SURVEYING, INC., DATED AUGUST 19, 2006 AND RECORDED IN THE RMC OF AIKEN COUNTY, SOUTH CAROLINA IN PLAT BOOK 51, PAGE 733.

ALSO INCLUDED HERewith IS THAT CERTAIN 2007 LIBERTY MANUFACTURED HOME BEARING SERIAL NUMBER ~~16L10099XU~~ (SEE RETIREMENT AFFIDAVIT IN BOOK 4097 AT PAGE 2436).
16L0099XU (NAG)


THIS BEING THE SAME PROPERTY CONVEYED TO AARON K. THOMASON AND MELISSA A. THOMASON BY DEED OF M.R. SIEGRIEST DATED AUGUST 23, 2006 AND RECORDED AUGUST 30, 2006 IN THE RMC OF AIKEN COUNTY, SOUTH CAROLINA IN BOOK 4086, PAGE 118.

CURRENT ADDRESS OF PROPERTY: 407 Chalk Bed Road, Graniteville, SC 29829

TMS: 777-00-20-313 (MoHo) 050-06-06-002 (Lot)

TERMS OF SALE: The successful bidder, other than the Plaintiff, will deposit with the Master in Equity, at conclusion of the bidding, five percent (5%) of his bid, in cash or equivalent, as evidence of good faith, same to be applied to the purchase price in case of compliance, but to be forfeited and applied first to costs and then to the Plaintiff's debt in the case of non-compliance. Should the last and highest bidder fail to comply with the other terms of the bid within twenty (20) days, then the Master in Equity may re-sell the property on the same terms and conditions on some subsequent Sales Day (at the risk of the said highest bidder). No personal or deficiency judgment being demanded, the bidding shall not remain open after the date of sale and shall be final on that date, and compliance with the bid may be made immediately. Purchaser to pay for documentary stamps on the Deed. The successful bidder will be required to pay interest on the amount of the bid from date of sale to date of compliance with the bid at the rate of 7.25% per annum. The sale shall be subject to taxes and assessments, existing easements and restrictions, easements and restrictions of record and any other senior encumbrances.

In the event an agent of Plaintiff does not appear at the time of sale, the within property shall be withdrawn from sale and sold at the next available sales date upon the terms and conditions as set forth in the Judgment of Foreclosure and Sale or such terms as may be set forth in a supplemental order.


The Honorable M. Anderson Griffith
Master in Equity for Aiken County

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